

HOUSE BILL 1838  
By Sargent

AN ACT to amend Tennessee Code Annotated, Title 45,  
Chapter 13, relative to mortgage loan lenders,  
mortgage loan brokers, and mortgage loan  
servicers.

BE IT ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF TENNESSEE:

SECTION 1. Tennessee Code Annotated, Section 45-13-102(13), is amended by  
deleting the existing language in its entirety and substituting in place thereof the following:

(1) "Mortgage loan originator" means an individual who provides services to one  
and not more than one licensee or registrant, is subject to the direct supervision and  
control of that licensee or registrant, and in exchange for compensation by that licensee  
or registrant, performs any one or more of the following acts for such licensee or  
registrant: solicits, places, negotiates or originates loans for others, or offers to solicit,  
place, negotiate or originate mortgage loans for others or who closes mortgage loans  
which may be in the name of such licensee or registrant using funds provided by others  
and which loans are thereafter assigned to the person providing the funding of such  
loans; regardless of whether the acts are done directly or indirectly, through contact by  
telephone, by electronic means, by mail, or in person with the borrowers or potential  
borrowers;

SECTION 2. This act shall take effect upon becoming a law, the public welfare requiring  
it.